



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 30 Central Ave Ext P.I.

CBL 088 K035001

Issued to Grant Richard D & /Keiser Industries

Date of Issue 02/09/2005

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 03-1074, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

entire

APPROVED OCCUPANCY

single family dwelling
use group: R3
Type: 5B
Modular Manufacturer's Rules

Limiting Conditions:

Temporary
Landscaping to be completed by June 1, 2005.

**This certificate supersedes
certificate issued**

Approved:

(Date)

Inspector

Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716


Permit No: 03-1074	Issue Date: NOV 05 2003	CBL: 088 K035001
-----------------------	----------------------------	---------------------

Location of Construction: 30 Central Ave Ext <i>PT</i>	Owner Name: Grant Richard D &	Owner Address: 39 Myrtle St <i>47766-5002</i>	Phone: <i>(508) 415-8578</i>
Business Name:	Contractor Name: Keiser Industries	Contractor Address: P.O. Box 9000 Rte. 121 Oxford	Phone: 2075308883
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone: <i>IR-1</i>

Past Use: vacant land	Proposed Use: 28' x 40' modular single family dwelling	Permit Fee: \$1,221.00	Cost of Work: \$125,000.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <i>R3</i> Type <i>SB</i> <i>Modular/ME MAN rules</i>	

Proposed Project Description: 28' x 40' modular single family dwelling	Signature:	Signature: <i>JMB 11/05/03</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature:		Date:

Permit Taken By: kwd	Date Applied For: 09/05/2003	Zoning Approval
-------------------------	---------------------------------	------------------------

<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work. 	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan 2003-01 Maj <input type="checkbox"/> Min	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review
	<i>St Team Protection over 75' from edge of wetlands</i> <i>panels Zone C</i> <i>30 Central Ave EXT.</i> <i>(Key) EXT. Light above door</i> <i>Right Side</i>	<i>Some items to be reviewed before final correct</i> <i>Occ. be issued</i>	<i>w/Conditions</i> 

I hereby certify that I am the owner of the property and that I have been authorized by the owner to apply for and obtain a permit for the work described herein. In addition, if a permit is issued, I shall have the authority to enter all lots and buildings on the property to inspect the work done in accordance with the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT

DATE

PHONE

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE

DATE

PHONE

12/9/03 Set backs OK to place footing. A Rowe

11/6/04 perm. drain okay - inlet - outlet okay - foundation.

Soled - crushed rock OK go - backfill material coming from another area - stuff on site frozen

2/13/04 stop work order - fill is frozen and

full of large rocks. spoke with owner - could not okay service for building. Owner had engineer call me David Tratio 951-8038 and after speaking with he agreed it should be removed. mailed certified MAIL "stop work order"

2/20/04 lifted stop work order - Cway Johnson will be digging out in spring - see - ~~see~~

2/24/04 electrical issues - not showing 1/4 clearance with wiring will be going back out to site 2/26/04

2/15/04 electrical okay - will sheetrock second floor except for bath - need plumbing test! talked about decks - will come in for revised plan to add front porch - side deck

4-9-04 ~~to~~ dug out 3 sides of foundation - will

replace with 8-12" of ~~of~~ stone backfill. will

call next week for back go

4-20-04 foundation material around 3 sides okay -

5/6/04 okay to fill rear of foundation, will go back for septic not needed

5/17/04

10-14-04 need to fix stairs FRONT + cellar riser height tread width

1st Fl Bathroom Grossed fault receptacle Fault return #12 cellar



Albert Frick Associates, Inc.
Soil Scientists & Site Evaluation
96A County Road Gorham, Maine 04038
(207) 839-5565

PORTLAND, PEAKS ISLAND	CENTRAL AVENUE, LOT 3	RICHARD GRANT
TOWN	LOCATION	APPLICANT'S NAME

1) The Plumbing and Subsurface Wastewater Disposal Rules adopted by the State of Maine, Department of Human Services pursuant to 22 M.R.S.A. § 42 (the "Rules") are incorporated herein by reference and made a part of this application and shall be consulted by the owner/applicant, the system installer and/or building contractor for further construction details and material specifications. The system installer should contact Albert Frick Associates, Inc. 839-5563, if there are any questions concerning materials, procedures or designs. The system installer and/or building contractor installing the system shall be solely responsible for compliance with the Rules and with all state and municipal laws and ordinances pertaining to the permitting, inspection and construction of subsurface wastewater disposal systems.

2) This application is intended to represent facts pertinent to the Rules only. It shall be the responsibility of the owner/applicant, system installer and/or building contractor to determine compliance with and to obtain permits under all applicable local, state and/or federal laws and regulations (including, without limitation, Natural Resources Protection Act, wetland regulations, zoning or distances, subdivision regulations, Site Location of Development Act and minimum lot size laws) before installing this system or considering the property on which the system is to be installed a "buildable" lot. It is recommended that a wetland scientist be consulted regarding wetland regulations.

Prior to the commencement of construction/installation, the local plumbing inspector shall inform the owner/applicant and Albert Frick Associates, Inc of any local ordinances which are more restrictive than the Rules in order that the design may be amended. All designs are subject to review by local, state and/or federal authorities. Albert Frick Associates, Inc.'s liability shall be limited to revisions required by regulatory agencies pursuant to laws or regulations in effect at the time of preparation of this application.

3) All information shown on this application relating to property lines, well locations, subsurface structures and underground facilities (such as utility lines, drains, septic systems, water lines, etc.) are based solely upon information provided by the owner/applicant and has been relied upon by Albert Frick Associates, Inc. in preparing this application. The owner/applicant shall review this application prior to the start of construction and confirm this information.

4) Installation of a garbage (grinder) disposal is not recommended. If one is installed, an additional 1000 gallon septic tank or a septic tank filter should be connected in series to the proposed septic tank.

5) The system user shall avoid introducing kitchen grease or fats into this system. Chemicals such as septic tank cleaners and/or chlorine (such as from water treatment) and controlled or hazardous substances shall not be disposed of in this system.

ATTACHMENT TO SUBSURFACE WASTEWATER DISPOSAL APPLICATION

PORTLAND, PEAKS ISLAND

CENTRAL AVENUE, LOT 3

RICHARD GRANT

TOWN

LOCATION

APPLICANT'S NAME

6) The septic tank should be pumped within two years of installation and subsequently as recommended by the pump service, but in no event should the septic tank be pumped less often than every three years.

7) The actual water flow or number of bedrooms shall not exceed the design criteria indicated on this application without a re-evaluation of the system as proposed. If the system is supplied by public water or a private service with a water meter, the water consumption per period should be divided by the number of days to calculate the average daily water consumption (water usage (cu. ft.) x 7.48 cu. ft. (gallons per cu. ft.) divided by the # of days in period).

8) The general minimum setbacks between a well and septic system serving a single family residence is 100-300 feet, unless the local municipality has a more stringent requirement. A well installed by an abutter within the minimum setback distances prior to the issuance of a permit for the proposed disposal system may void this design.

9) When a gravity system is proposed: BEFORE CONSTRUCTION/INSTALLATION BEGINS, the system installer or building contractor shall review the elevations of all points given in this application and the elevation of the existing and/or proposed building drain and septic tank inverts for compatibility to minimum slope requirement. In gravity systems, the invert of the septic tank(s) outlet(s) shall be at least 4 inches above the invert of the distribution box outlet at the disposal area. When an effluent pump is required, provisions shall be made to make certain that surface ground water does not enter the septic tank or pump station. An alarm device warning of a pump failure shall be installed. Also, when pumping is required of a chamber system, install a "T" connection in the distribution box and place 3 inches of stone or a splash plate in the first chamber. Insulate gravity pipes, pump lines and the distribution box as necessary to prevent freezing.

10) On all systems, remove the vegetation, organic duff and old fill material from under the disposal area and any fill extension. On sites where the proposed system is to be installed in natural soil, scarify the bottom and sides of the excavated disposal area with a rake. Do not use wheeled equipment on the scarified soil surface. For systems installed in fill, scarify the native soil by roto-tilling to a depth of at least 8 inches over the entire disposal and fill extension area to prevent glazing and to promote fill bonding. Place fill in loose layers no deeper than 8 inches and compact thoroughly before placing more fill (this ensures that voids and loose pockets are eliminated to minimize the chance of leakage). Do not use wheeled equipment on the scarified soil area until after 12 inches of fill is in place. Keep equipment off the chambers. Divert the surface water away from the disposal area by ditching or shallow swales.

11) Unless noted otherwise, fill shall be gravelly coarse sand which contains no more than 3% fines (silt and clay).

12) Do not install systems on loamy, silty, or clayey soils during wet periods since soil smearing/glazing may seal off the soil interface.

13) Seed all filled and disturbed surfaces with perennial grass seed, then mulch with hay or equivalent

Albert Frick Associates, Inc.
Soil Scientists & Site Inspectors

96A County Road Gorham, Maine 04038
(603) 839-6663

12/2/04 Return handrails
in cellar.

Treads 8"
rise 8"

Must be tread 9"
" " rise 8 1/4"

AR

2/9/05 Done OK for G.P.

AR

088-11-035

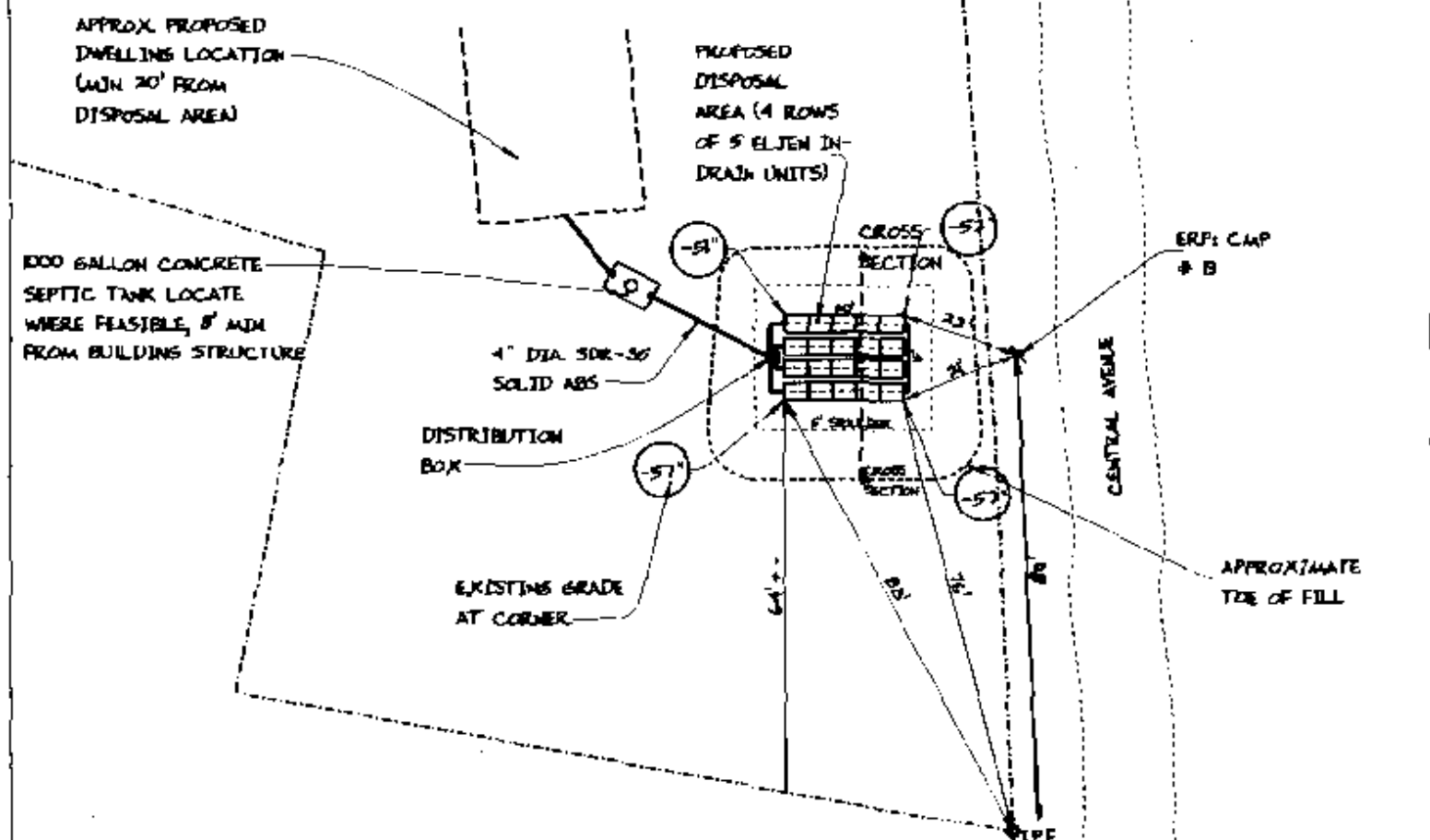
SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION

Maine Department of Human Services
Division of Health Engineering, Station 11 SHS
(207) 287-5672 Fax (207) 287-4112

Town, City, Plantation: **PORTLAND, PEAKS ISLAND**
Street, Road, Subdivision: **CENTRAL AVENUE, LOT 3**
Owner's Name: **RICHARD GRANT**

SUBSURFACE WASTEWATER DISPOSAL PLAN

SCALE 1" = 30'



FILL REQUIREMENTS

Depth of Fill (Slope) : $\frac{8"}{12"} = 20\%$
 Depth of Fill (Downslope) : $\frac{25"}{100"} = 25\%$
 DEPTHS AT CROSS-SECTION (shown below)

CONSTRUCTION ELEVATIONS

Finished Grade Elevation
 Top of Distribution Pipe or Proprietary Device
 Bottom of Disposal Area

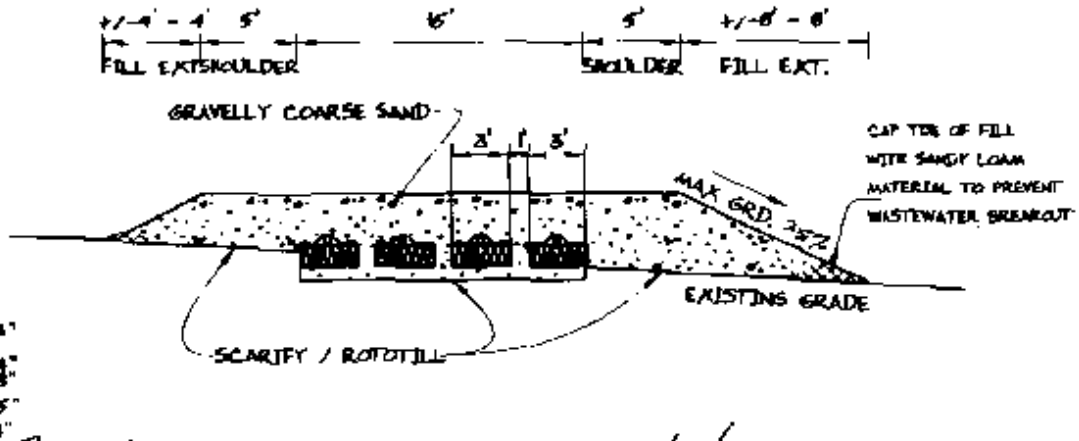
SEE
 DETAIL
 BELOW

ELEVATION REFERENCE POINT

Location & Description NAIL 53' ABOVE
 BASE OF CAMP POLE # B
 Reference Elevation is: 0.0' or -----

DISPOSAL AREA CROSS SECTION

SCALE:
 VERTICAL: 1" = 5 FT
 HORIZONTAL: 1" = 10 FT



Albert Frick
 Site Evaluator Signature

163
 SE

7/31/2003
 Date

088 K 035

2003-6012

SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION

Maine Department of Human Services
Division of Health Engineering, Station 10, Spc.
(207) 287-5672 FAX (207) 287-4972

PROPERTY LOCATION		>> Caution: Permit Required - Attach in Space Below <<	
City, Town, or Plantation	PORTLAND, PEAKS ISLAND	PORTLAND	8644 TOWN COPY
Street or Road	CENTRAL AVENUE, LOT 3	Date Permit Issued: 11/01/03	Fee: 110.00
Subdivision, Lot #	30 Central Ave Ext.	Local Plumbing Inspector Signature: <i>Camie Bouke</i>	State Fee: 0.732
OWNER/APPLICANT INFORMATION		Municipal Tax Map # _____ Lot # _____	
Name (last, first, MI)	GRANT RICHARD	Owner	
Mailing Address of	39 MYRTLE STREET	Mills, MA 02054	
<input type="checkbox"/> Owner <input type="checkbox"/> Applicant		Daytime Tel #	
	766-5002	Owner or Applicant Statement	
I state and acknowledge that the information submitted is correct to the best of my knowledge and understand that any falsification is reason for the Department and/or Local Plumbing Inspector to deny a permit.		I have inspected the installation authorized above and found it to be in compliance with the Subsurface Wastewater Disposal Rules Application.	
Signature of Owner/Applicant _____ Date _____		Local Plumbing Inspector Signature: <i>Camie Bouke</i> Date Approved: 5/12/04	

PERMIT INFORMATION		
TYPE OF APPLICATION	THIS APPLICATION REQUIRES	DISPOSAL SYSTEM COMPONENTS
1. <input checked="" type="checkbox"/> First Time System 2. <input type="checkbox"/> Replacement System Type Replaced: _____ Year Installed: _____ 3. <input type="checkbox"/> Expanded System a. <input type="checkbox"/> Minor Expansion b. <input type="checkbox"/> Major Expansion 4. <input type="checkbox"/> Experimental System 5. <input type="checkbox"/> Seasonal Conversion	1. <input checked="" type="checkbox"/> No Rule Variance 2. <input type="checkbox"/> First Time System Variance a. <input type="checkbox"/> Local Plumbing Inspector Approval b. <input type="checkbox"/> State & Local Plumbing Inspector Approval 3. <input type="checkbox"/> Replacement System Variance a. <input type="checkbox"/> Local Plumbing Inspector Approval b. <input type="checkbox"/> State & Local Plumbing Inspector Approval 4. <input type="checkbox"/> Minimum Lot Size Variance 5. <input type="checkbox"/> Seasonal Conversion Approval	1. <input checked="" type="checkbox"/> Complete Non-Engineered System 2. <input type="checkbox"/> Primitive System (graywater & all toilet) 3. <input type="checkbox"/> Alternative Toilet, specify: _____ 4. <input type="checkbox"/> Non-Engineered Treatment Tank (only) 5. <input type="checkbox"/> Holding Tank _____ Gallons 6. <input type="checkbox"/> Non-Engineered Disposal Field (only) 7. <input type="checkbox"/> Separated Laundry System 8. <input type="checkbox"/> Complete Engineered System (2000 gpd) 9. <input type="checkbox"/> Engineered Treatment Tank (only) 10. <input type="checkbox"/> Engineered Disposal Field (only) 11. <input type="checkbox"/> Pre-treatment, specify: _____ 12. <input type="checkbox"/> Miscellaneous components
SIZE OF PROPERTY	DISPOSAL SYSTEM TO SERVE	TYPE OF WATER SUPPLY
40,000 +/- <input checked="" type="checkbox"/> sq ft. <input type="checkbox"/> acres	1. <input checked="" type="checkbox"/> Single Family Dwelling Unit, No. of Bedrooms: 3 2. <input type="checkbox"/> Multiple Family Dwelling No. of Units: _____ 3. <input type="checkbox"/> Other: _____ SPECIFY _____ Current Use <input type="checkbox"/> Seasonal <input type="checkbox"/> Year Round <input checked="" type="checkbox"/> Undeveloped	1. <input type="checkbox"/> Drilled Well 2. <input type="checkbox"/> Dig Well 3. <input type="checkbox"/> Private 4. <input checked="" type="checkbox"/> Public 5. <input type="checkbox"/> Other
SHORELAND ZONING	DESIGN DETAILS (SYSTEM LAYOUT SHOWN ON PAGE 3)	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		

TREATMENT TANK	DISPOSAL FIELD TYPE & SIZE	GARBAGE DISPOSAL UNIT	DESIGN FLOW
1. <input type="checkbox"/> Concrete a. <input checked="" type="checkbox"/> Regular b. <input type="checkbox"/> Low Profile 2. <input checked="" type="checkbox"/> Plastic 3. <input type="checkbox"/> Other: _____ CAPACITY 1000 gallons	1. <input type="checkbox"/> Stone Bed 2. <input type="checkbox"/> Stone Trench 3. <input checked="" type="checkbox"/> Proprietary Device a. <input type="checkbox"/> Cluster array c. <input type="checkbox"/> linear b. <input checked="" type="checkbox"/> Regular d. <input type="checkbox"/> H-20 loaded 4. <input type="checkbox"/> Other: _____ SIZE 360 <input checked="" type="checkbox"/> sq ft <input type="checkbox"/> lin. ft. 20 ELJEN IN-DRAIN UNITS	1. <input checked="" type="checkbox"/> No 3. <input type="checkbox"/> Maybe 2. <input type="checkbox"/> Yes >> Specify one below: a. <input type="checkbox"/> Multi-compartment tank b. <input type="checkbox"/> _____ tanks in series c. <input type="checkbox"/> Increase in tank capacity d. <input type="checkbox"/> Filter on tank outlet	270 gallons per day BASED ON: 1. <input checked="" type="checkbox"/> Table 501.1 (dwelling units) 2. <input type="checkbox"/> Table 501.2 (other facilities) SHOW CALCULATIONS - for other facilities -
SOIL DATA & DESIGN CLASS	DISPOSAL FIELD SIZING	PUMPING	3 BEDROOMS AT 90 GALLONS PER DAY EACH = 270 GPD
PROFILE CONDITION DESIGN 2 / A/C / 1 AT Observation Hole # TP A Depth 54" OF MOST LIMITING SOIL FACTOR	1. <input type="checkbox"/> Small - 2.0 sq ft/gpd 2. <input type="checkbox"/> Medium - 2.6 sq ft/gpd 3. <input checked="" type="checkbox"/> Medium-Large - 3.3 sq ft/gpd 4. <input type="checkbox"/> Large - 4.1 sq ft/gpd 5. <input type="checkbox"/> Extra-Large - 5.0 sq ft/gpd	1. <input type="checkbox"/> Not required 2. <input checked="" type="checkbox"/> May be required 3. <input type="checkbox"/> Required >> Specify only for engineered or experimental systems GUSE: _____ Gallons	3. <input type="checkbox"/> SEWERAGE (for water readings) ATTACH CITY/COUNTY RECORD SECTION

I certify that on 7/1/03 (date) I completed a site evaluation on this property and state that the data reported is accurate and that the proposed system is in compliance with the Subsurface Wastewater Disposal Rules (10-144A CMR 241).

Albert Frick
Site Evaluator Signature

SE

7/31/2003
Date

ALBERT FRICK

(207) 838-5663

ALBERTFRICK@WORLDNET.AT&T

Site Evaluator Name Printed

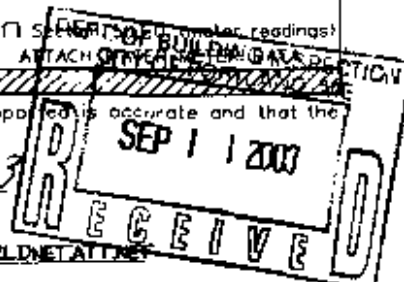
Telephone Number

E-mail Address

ALBERT FRICK ASSOCIATES - 18A COUNTY ROAD ROAD GORHAM, MAINE 04038 - (207) 838-5883

Notes: Changes to or deviations from the design should be confirmed with the Site Evaluator

HHE-200 Rev. 8/01



5-7-04
Checked tank
septic on sand
OK now

11/10/04 okay to full - meets all requirements
6 pans, ~~float~~ pump installed, wired w/ alarm

12/2/04 - Return handrail to
cellar. Treads 8" size 8"; riser to
9 Tread 8 1/4" size. A.P. [Signature]

[REDACTED]

ELECTRICAL PERMIT

City of Portland, Me.



ATTN: LANNIE

To the Chief Electrical Inspector, Portland Maine:
The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the City of Portland Electrical Ordinance, National Electrical Code and the following specifications:

Date 6 FEB 2004
Permit # 2004-4102
CB# 088K035

LOCATION: 30 Central Ave EX METER MAKE & # _____
CMP ACCOUNT # 441-1733-740-001 OWNER Richard Grant
TENANT _____ PHONE # 764-5002
CONSTRUCTING A PREWired MODULAR HOME, 200AMP SERVICE.

						TOTAL	EACH FEE
OUTLETS	24	Receptacles	8	Switches	3	Smoke Detector	.20
FIXTURES	6	Incandescent		Fluorescent		Strip	.20
SERVICES	7	Overhead		Underground		TTL AMPS <800	15.00
		Overhead		Underground		>800	25.00
Temporary Service		Overhead		Underground		TTL AMPS	25.00
							25.00
METERS	1	(number of)					1.00
MOTORS		(number of)					2.00
RESID/COM		Electric units					1.00
HEATING	1	oil/gas units	X	Interior		Exterior	5.00
		Ranges		Cook Tops		Wall Ovens	2.00
APPLIANCES	7	Inst-Hot		Water heaters		Fans	2.00
		Dryers		Disposals		Dishwasher	2.00
		Compactors		Spa	1	Washing Machine	2.00
		Others (denote)					2.00
		MISC. (number of)		Air Cond/win			
		Air Cond/ceik				10.00	
		HVAC		EMS	1	Pools	10.00
		Signs				Thermostat	5.00
		Alarms/res					10.00
		Alarms/com					5.00
		Heavy Duty(CRKT)					15.00
		Circus/Carnv					2.00
		Alterations					25.00
		Fire Repairs					5.00
		E Lights					15.00
		E Generators					1.00
							20.00
PANELS		Service		Remote		Main	4.00
TRANSFORMER		0-25 Kva					5.00
		25-200 Kva					5.00
		Over 200 Kva					6.00
							10.00
						TOTAL AMOUNT DUE	
						MINIMUM FEE/COMMERCIAL 45.00	35.00

CONTRACTORS NAME PAUL MCKECKNIE MASTER LIC. # MS60014009
ADDRESS 947 PINKHAM BROOK RD DURHAM ME LIMITED LIC. # _____
TELEPHONE CELL 240-2365

SIGNATURE OF CONTRACTOR Kenneth C. Pratt P.M. HILLMARK HOME CORP



ISLAND BAY SERVICES, INC.

P.O. Box 48
PEAKS ISLAND, ME 04108

Invoice

3206

207-766-2375

TO City of Portland
Inspections Dept
c/o Mike Nugent

DATE 2/20/04
JOB NAME Grant
LOCATION Peaks

TPROB

	<p>ON or Before May 1 2004 Island Bay Services Inc will remove 17' or more of soil around foundation and replace with soil approved by City Inspections Dept</p> <p><i>[Signature]</i> 2/20/04</p> <p>TO Mike Nugent</p>		
--	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	--	--

Thank You





From: Richard Grant
To: Michael Nugent
Company: City Building Inspections

Date: Feb. 20, 2004
Time:
FAX #: 874-8716

RE: 30 Central Ave., Peaks Island, Me.

Message:

Attached is my letter for your review. Please call anytime. My Island number is 207-766-5002.





February 20, 2004

Michael Nugent
City Hall
Portland, Me.

Dear Mr. Nugent

At this time I am requesting that the City lift it's stop work order for the following reasons. The City inspector has determined that the backfilling at my home on Central Ave., Peaks Island does not meet the code. Covey Johnson, my excavator, has stated that he believes that he has used acceptable materials in the backfilling, but has stated that he will do anything the City requires to satisfy the code. He will put this in writing, if required, and I expect him to contact you today by phone to go over any details. The stop work order went to my Massachusetts address, and I was expecting it here. I had told Bob Sherman of Hallmark Homes that a possible stop work order was pending, but that I was trying to work out something with the City. He told me to call him immediately when I received the official notification in the mail. My wife, grandson and I are on the Island for this week, since my grandson is on school vacation, so I did not get the order personally. I am actually getting mail at the new address at this time, but the mailman who knows me delivers the mail to my other Island address.

Covey Johnson says he would remove all of the questionable backfill material now, if absolutely necessary, but Hallmark Homes which subcontracted the foundation wall and footing expresses concerns that all the frozen earth around the foundation to a depth of at least three feet could present excessive pressure on the green cement which is still curing, and they advise against that removal now. In addition Hallmark has scheduled pouring of the cement floor in the structure, and David Tetreauh, a structural engineer who spoke to the City inspector, says that the floor would add strength to the foundation footings and walls. This pour is scheduled for February 23, 2004, and all parties to the pour are on schedule with the shipping barge at a specific time.

My problem is that this structure is a modular home, and is almost 90% or more complete. I am obligated to Hallmark Homes for payment of this building, and to hold up the process could be very costly to me. I am suggesting that Hallmark Homes finish their work which will require the necessary permits, and that as soon as possible I will have the backfill material removed with the City notified in advance so the City can inspect the backfilling. This letter will serve as my intention to do so, and my attorney, Lewis Holman of Yarmouth, can send you whatever documentation the City may require to validate my intention. He will be in his office February 23, 2004, and I can ask him to call you directly.

The City has the Certificate of Occupancy requirement to make sure that the proper materials are used. Finishing Hallmark's work at this time would not make any difference to the structure, and the floor would add strength. I would also fulfill my obligation to Hallmark Homes which has



done everything it is supposed to do. So I am again requesting the City lift the stop work order until more favorable weather would allow safe excavation.

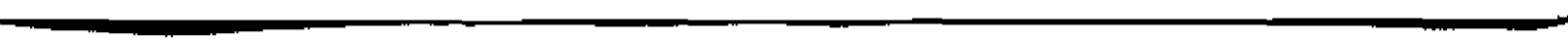
I will need your response before noon today which is when Hallmark would have to cancel the scheduled pouring of the floor for this coming Monday.

Thank you for your attention, and I would like to say again that there is no intention on my part or Covey Johnson's part to put anything over on the City. There is nothing in it for me or him to do something that will cause problems for me in the future.

Very truly yours,



cc: Lewis Holman



PLUMBING APPLICATION

Department of Human Sciences
Division of Health Engineering

PROPERTY ADDRESS

Town or Plantation: Peaks Island
Street Subdivision Lot #: 30 Central Ave.

PROPERTY OWNERS NAME

Last: Grant First: Richard
Applicant Name: Hallmark Homes
Mailing Address of Owner/Applicant (If Different): Robert Sherman Topsham, Me.

Owner/Applicant Statement

I certify that the information submitted is correct to the best of my knowledge and understand that any falsification is reason for the Local Plumbing Inspectors to deny a Permit.

Signature of Owner/Applicant _____ Date _____

Caution: Inspection Required

I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules.

Local Plumbing Inspector Signature _____ Date Approved 2/2/04

2004 8036

Date Permit Issued: 2/6/04 \$ 118.00 # 0644 Double Fee Charged

Local Plumbing Inspector Signature: [Signature] L.P.I. 0644

088 K 035

PERMIT INFORMATION

This Application is for

1. NEW PLUMBING
2. RELOCATED PLUMBING

Type of Structure To Be Served:

1. SINGLE FAMILY DWELLING
2. MODULAR OR MOBILE HOME
3. MULTIPLE FAMILY DWELLING
4. OTHER - SPECIFY _____

Plumbing To Be Installed By:

1. MASTER PLUMBER
2. OIL BURNERMAN
3. MFG'D. HOUSING DEALER/MECHANIC
4. PUBLIC UTILITY EMPLOYEE
5. PROPERTY OWNER

LICENSE # _____

Hook-Up & Piping Relocation

Maximum of 1 Hook-Up
HOOK-UP: to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District.

OR

HOOK-UP: to an existing subsurface wastewater disposal system.

PIPING RELOCATION: of sanitary lines, drains, and piping without new fixtures.

OR

TRANSFER FEE (\$6.00)

Number	Column 2 Type of Fixture	Number	Column 1 Type of Fixture
	Hosebibb / Sillcock	2	Bathtub (and Shower)
	Floor Drain	2	Shower (Separate)
	Urinal	2	Sink
	Drinking Fountain	2	Wash Basin
	Indirect Waste	2	Water Closet (Toilet)
	Water Treatment Softener, Filter, etc.	1	Clothes Washer
	Grease / Oil Separator	1	Dish Washer
	Dental Cuspidor		Garbage Disposal
	Bidet		Laundry Tub
	Other: _____		Water Heater
	Fixtures (Subtotal) Column 2		Fixtures (Subtotal) Column 1
			Fixtures (Subtotal) Column 2
			Total Fixtures
			Fixture Fee
			Transfer Fee
			Hook-Up & Relocation Fee
			Permit Fee (Total)

SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE

Page 1 of 1
HHE-211 Rev. 6/94

TOWN COPY

Form 4 P 01

ELECTRICAL PERMIT City of Portland, Me.



ATTN: LANNIE

To the Chief Electrical Inspector, Portland Maine:
The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the City of Portland Electrical Ordinance, National Electrical Code and the following specifications:

Date 6 FEB 2004
Permit # 2004-4102
CBL# 088 K 035

LOCATION: 30 Central Ave. #4 METER MAKE & # _____
CMP ACCOUNT # 441-1733-740-001 OWNER Richard Grant
TENANT _____ PHONE # 766-5002
CONSTRUCTING A PREWIRED MODULAR HOME, 200AMP SERVICE.

						TOTAL EACH FEE	
OUTLETS	24	Receptacles	8	Switches	3	Smoke Detector	.20
FIXTURES	6	Incandescent		Fluorescent		Stripes	.20
SERVICES	7	Overhead		Underground		TTL AMPS <800	16.00
		Overhead		Underground		TTL AMPS >800	25.00
Temporary Service		Overhead		Underground		TTL AMPS	25.00
							25.00
METERS	1	(number of)					1.00
MOTORS		(number of)					2.00
RESID/COM		Electric units					1.00
HEATING	1	oil/gas units	X	Interior		Exterior	5.00
APPLIANCES		Ranges		Cook Tops		Wall Ovens	2.00
		Insta-Hot		Water heaters		Fans	2.00
	1	Dryers		Disposals		Dishwasher	2.00
		Compectors		Spa	1	Washing Machine	2.00
		Others (denote)					2.00
MISC. (number of)		Air Cond/win				Pools	3.00
		Air Cond/cent				Thermostat	10.00
		HVAC		EMS	1		5.00
		Signs					10.00
		Alarms/res					5.00
		Alarms/com					15.00
		Heavy Duty (CRKT)					2.00
		Circus/Carnv					25.00
		Alterations					5.00
		Fire Repairs					15.00
		E Lights					1.00
		E Generators					20.00
PANELS		Service		Remote		Main	4.00
TRANSFORMER		0-25 Kva					5.00
		25-200 Kva					8.00
		Over 200 Kva					10.00
						TOTAL AMOUNT DUE	
						MINIMUM FEE	35.00
						MINIMUM FEE/COMMERCIAL	45.00

CONTRACTORS NAME PAUL MCKECKNIE MASTER LIC. # MS60014009
ADDRESS 947 PINKHAM BECK RD DURHAM ME LIMITED LIO. # _____
TELEPHONE CELL 240-2365

SIGNATURE OF CONTRACTOR Kenneth A. Prato P.M. HALLMARK HOME CORP

White Copy - Office • Yellow Copy - Applicant



CITY OF PORTLAND, MAINE

Department of Building Inspections

2.6 20 07

Received from Richard Grant

Location of Work 30 Central Ave

Cost of Construction \$ _____

Permit Fee \$ 3500

Building (I1) ___ Plumbing (I5) ___ Electrical (I2) ___ Site Plan (U2) ___

Other _____

CBL: 088 / 035

Check #: 1530

Total Collected \$ 3500

THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy

YELLOW - Office Copy

PINK - Permit Copy



CITY OF PORTLAND, MAINE

Department of Building Inspections

2.6 20 04

Received from Richard Grant

Location of Work 30 Central Ave

Cost of Construction \$ _____

Permit Fee \$ _____

Building (I1) Plumbing (I5) Electrical (I2) Site Plan (U2)

Other _____

CBL: 088 k 035

Check #: 1530

Total Collected \$ 85.00

THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy

DEPARTMENT DIRECTOR

Lee D. Urban



DIVISION DIRECTORS

Mark B. Adelson
Housing & Neighborhood Services

Alexander Q. Jaegerman
Planning

John N. Lufkin
Economic Development

DEPARTMENT OF PLANNING AND DEVELOPMENT

February 13, 2004

GRANT RICHARD D &
39 MYRTLE ST
MILLIS, MA 02054

CBL: 088 K035001
Located at 30 Central Ave Ext P.I.

Certified Mail 70033110000260635755

Dear Richard Grant,

STOP WORK ORDER

An evaluation of the above-referenced property on 02/12/2004 revealed that the property fails to comply with Section 111.3 of the 1999 BOCA Building Code of the City of Portland. Section 111.3 states that "All work shall conform to the approved application and the approved construction documents for which the permit has been issued and any approved amendments to the approved application or the approved construction documents".

This is a STOP WORK ORDER pursuant to Section 111.3 of the 1999 BOCA Building Code. All construction activity at the above referenced property must STOP immediately.

Construction may begin after the amendment to your building permit application has been issued and this order has been lifted.

Failure to comply will result in this office referring the matter to the City of Portland Corporation Counsel for legal action and possible civil penalties, as provided for in Section 1-15 of the Code and in Title 30-A M.R.S.A. SS 4452. This constitutes an appealable decision pursuant to Section 1-16. (2) Of the City of Portland Code of Ordinances. Please feel free to contact me if you wish to discuss the matter or have any questions.

Sincerely,

Jodine Adams @ (207) 874-8707
Code Enforcement Officer

mailed regular mail + certified mail 2/13/04

1813.4.3 Joints and penetrations: Joints in walls and floors, joints between the wall and floor, and penetrations of the wall and floor shall be made water tight utilizing approved methods and materials.

1813.5 Subsoil drainage system: Where a hydrostatic pressure condition does not exist, dampproofing shall be provided and a base shall be installed under the floor and a drain installed around the foundation perimeter. A subsoil drainage system designed and constructed in accordance with Section 1813.2.1 shall be deemed adequate for lowering the ground water table.

1813.5.1 Floor base: Floors of basements, except as provided for in Section 1813.1.1, shall be placed over a base course not less than 4 inches (102 mm) in thickness that consists of gravel or crushed stone containing not more than 10 percent of material that passes through a No. 4 sieve.

Exception: Where a site is located in well-drained gravel or sand/gravel mixture soils, a floor base is not required.

1813.5.2 Foundation drain: A drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches (102 mm) beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches (152 mm) above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or the top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2 inches (51 mm) of gravel or crushed stone complying with Section 1813.5.1, and shall be covered with not less than 6 inches (152 mm) of the same material.

1813.5.3 Drainage disposal: The floor base and foundation perimeter drain shall discharge by gravity or mechanical means into an approved drainage system that complies with the plumbing code listed in Chapter 35.

Exception: Where a site is located in well-drained gravel or sand/gravel mixture soils, a dedicated drainage system is not required.

1813.6 Placement of backfill: The excavation outside the foundation shall be backfilled with soil that is free of organic material, construction debris and large rocks. The backfill shall be placed in lifts and compacted in a manner which does not damage the foundation, the waterproofing or the dampproofing material.

1813.7 Site grading: The ground immediately adjacent to the foundation shall be sloped away from the building at a slope of not less than one unit vertical in 12 units horizontal (1:12) for a minimum distance of 8 feet (2438 mm) measured perpendicular to the face of the wall or an approved alternate method of diverting water away from the foundation shall be used. The procedure utilized to establish the final ground level adjacent to the foundation shall account for all additional settlement of the backfill.

1813.8 Erosion protection: Where water impacts the ground from the edge of the roof, downspout, scupper or other rainwater collection or diversion device, provisions shall be made to prevent soil erosion and direct the water away from the foundation.

SECTION 1814.0 MAT, RAFT AND FLOAT FOUNDATIONS

1814.1 General: Mat, raft and float foundations shall only be used where the applied loads of the building or structure are so arranged as to result in practically uniformly balanced loading, and the soil immediately below the mat is of uniform loadbearing capacity. The characteristics of the soil under the mat or raft shall be considered in the analysis of loading on mats and other continuous footings, and due allowance shall be made for possible concentrated soil pressures under heavily loaded columns.

SECTION 1815.0 PIER FOUNDATIONS

1815.1 Lateral dimensions and height: Except for occupancies in Use Group R-3 and light structures, the minimum dimension of isolated piers used as foundations shall be 2 feet (610 mm), and the height shall not exceed 12 times the least horizontal dimension, unless constructed of reinforced concrete or structural steel, or where entirely encased in a steel shell at least $\frac{1}{4}$ -inch (6 mm) thick. Approved heights greater than herein specified are permitted where the surrounding foundation materials furnish adequate lateral support.

1815.2 Pier foundation seismic ties: Pier foundations shall be interconnected by ties for buildings assigned to Seismic Performance Category C, D or E, in accordance with Section 1610.1.7. All ties shall be capable of resisting, in tension or compression, a force equal to 25 percent of the effective peak velocity-related acceleration (A_v) times the column dead plus live load. Individual tie beams are not required when it is demonstrated that equivalent restraint will be provided by structural members within slabs on grade or reinforced concrete slabs on grade or confinement by competent rock, hard cohesive soils, very dense granular soils or other approved means.

1815.3 Belled bottoms: Where pier foundations are belled at the bottom, the edge thickness of the bell shall not be less than that required for the edge of footings. If the sides of the bell slope at an angle less than 60 degrees (1.05 rad) from the horizontal, the effects of vertical shear shall be considered.

1815.4 Masonry and plain concrete: Where the unsupported height of foundation piers exceeds six times the least dimension, the allowable working stress on piers of unit masonry shall be reduced in accordance with ACI 530/ASCE 5/TMS 402 listed in Chapter 35. The unsupported height of plain concrete foundation piers shall not exceed three times the least plan dimension and the design shall be in accordance with ACI 318 listed in Chapter 35.

1815.5 Reinforced concrete: Where constructed of reinforced concrete, foundation piers shall conform to the requirements for columns in ACI 318 listed in Chapter 35. Where adequate lateral support is furnished by the surrounding materials as defined in Section 1816.5, the requirements for column slenderness effects shall not be required.

1815.6 Steel shell: Where concrete piers are entirely encased with a circular steel shell, and the area of the shell steel is

304 THE GREEN BOOK
 FOR FOUNDATIONS
 FOUNDATION ENGINEERING

City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 03-1074	Date Applied For: 09/05/2003	CBL: 088 K035001
-----------------------	---------------------------------	---------------------

Location of Construction: 30 Central Ave Ext P.L.	Owner Name: Grant Richard D &	Owner Address: 39 Myrtle St	Phone:
Business Name:	Contractor Name: Keiser Industries	Contractor Address: P.O. Box 9000 Rte 121 Oxford	Phone: (207) 530-8883
Lessee/Buyer's Name:	Phone:	Permit Type: Single Family	

Proposed Use: 28' x 40' modular single family dwelling	Proposed Project Description: 28' x 40' modular single family dwelling
-----------------------------------------------------------	---------------------------------------------------------------------------

Dept: Zoning	Status: Approved with Conditions	Reviewer: Marge Schmuckal	Approval Date: 10/16/2003
Note: The assessors's plan and the submitted plan of the site are different configurations - why? - subdivision? Ok to Issue: <input checked="" type="checkbox"/> 10/1/03 - spoke with Don Hall in assessors - he isn't sure where the changes came from - I called Dick Grant - he says he has a subdivision plan from 1990 & will bring in - I also need a new plan showing one more parking space (2 required) 1/2/03 Dick Grant brought in the subdivision plan which was approved by planning bd and recorded - The plan states that the City needs something from DEP before signing off. 10/10/03 I received voice mail from Marybeth Richardson (after faxing copies of plans) saying she does not believe that a DEP permit would be required at this time. 10/16/03 Received revised site plan showing the two parking spaces 1) Separate permits shall be required for future decks, sheds, pools, and/or garages. No decks or stairs, or garages are shown on the submitted plans, therefore none are being approved. You will need an amended permit to show any changes. 2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval. 3) This permit is being approved on the basis of the new site plan submitted on 10/16/03. Any deviations shall require a separate approval before starting that work.			

Dept: Building	Status: Approved with Conditions	Reviewer: Jeanine Bourke	Approval Date: 11/05/2003
Note: 10/21/03 Spoke w/ Keiser Rep and verified that 2x10 joists were used for the first floor framing. Ok to Issue: <input checked="" type="checkbox"/> Spoke w/Dick Grant about foundation plan and he said it will be a daylight. Asked for new elevation and foundation plans, as well as damproof & filter fabric. 10/21/03 Rob Sherman from Hallmark Homes called and he will be submitting new plans for the foundation to reflect a daylight basement. 10/30/03 Spoke w/ Nick Sherman and he will fax the elevations showing daylight basement w/ability to scale the height and mention damproof & filter fabric. 11/03/03 New submissions reviewed ok to issue 1) A statement of third party inspection must be submitted to this office prior to issuance of the Certificate of Occupancy. A photo of the sticker stating third party inspection placed in the structure must be submitted to this office as well. 2) Separate permits are required for any electrical or plumbing work. 3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.			

Comments: 09/05/2003-kwd: owner will bring deed, septic system application next week. Will provide construction detail once application is through zoning, as he must sign contract and make downpayment to modular construction company to get that. 09/11/2003-gg: received sub-surface application and deed. Kwd 10/16/2003-kwd: revised site plan received. Kwd

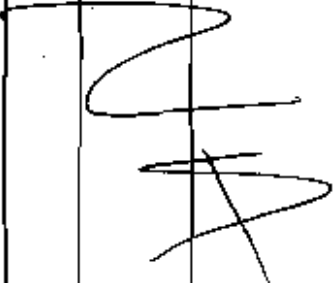
30 Central Ave
P. I.

88-K-35

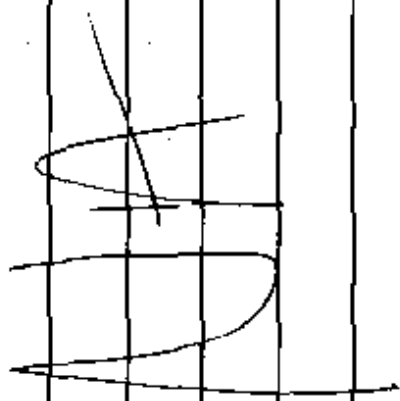
03-1074

ME Manufactured Housing Code

Soil type/Presumptive Load Value (Table 401.4.1)	7	
STRUCTURAL Footing Dimensions/Depth (Table 403.1.1 & 403.1.1(1), Section 403.1.2)	4' 16" x 8"	OK
Foundation Drainage Dampproofing (Section 406)	? damp proof, filter	
Ventilation (Section 409.1) Crawls Space ONLY	? ventilation	
Anchor Bolts/Straps (Section 403.1.4)	1/2" 6' o.c. 4" off center 1/2" corners/cuts	OK
Lally Column Type, Spacing and footing sizes (Table 502.3.4(2))	3 1/2 concrete 2' x 2' x 8" 6' 8" span	OK OK per MF Housing 6' 2" max w/ 4-2x10
Built-Up Wood Center Girder Dimension/Type (Table 502.3.4(2))	4-2x10	OK
Sill/Band Joist Type & Dimensions		NA
First Floor Joist Species Dimensions and Spacing (Table 503.3.1(1) & Table 503.3.2(1))		NA

<p>Second Floor Joist Species Dimensions and Spacing Table(503.3.1(1) & Table 503.3.2(1))</p>			
<p>Attic or additional Floor Joist Species Dimensions and Spacing(Table 802.4.2 or 503.3.1(1) & Table 503.3.2(1))</p>			
<p>Roof Rafter; Pitch, Span, Spacing & Dimension(Table 802.3.2(7))</p>			
<p>Sheathing; Floor, Wall and roof (Table 503.2.1(1))</p>			
<p>Fastener Schedule (Table 602.3(1) & (2))</p>			

<p>Stairs</p> <p>Number of Stairways</p> <p>Interior (</p> <p>Exterior</p> <p>Treads and Risers (Section 314)</p> <p>Width</p> <p>Headroom</p> <p>Guardrails and Handrails (Section 315)</p>	<p>Basement Rise 7/13/16 - 12 7/15/14 - 1 Tread 9"</p> <p>6'8"</p>	<p>OK - MNE MF Housing per Code</p>
<p>Private Garage</p> <p>Section 309 and Section 407 1999 BOCA)</p> <p>Living Space ? (Above or beside)</p> <p>Fire separation</p> <p>Fire rating of doors to living space</p> <p>Door Sill elevation (407.5 BOCA)</p> <p>Egress Windows (Section 310)</p>		<p>NA</p>

Roof Covering (Chapter 9)		
Safety Glazing (Section 306)		
Attic Access (BOCA 1211.1)		
Draft Stopping around chimney		
Header Schedule		
Type of Heating System		
Smoke Detectors Location and type/Interconnected		

See Chimney Summary Checklist

**TABLE 1003.1
SUMMARY OF REQUIREMENTS FOR MASONRY FIREPLACES AND CHIMNEYS**

NOTE: This table provides a summary of major requirements for the construction of masonry chimneys and fireplaces. Letter references are to Figure 1003.1, which shows examples of typical construction. This table does not cover all requirements, nor does it cover all aspects of the indicated requirements. For the actual mandatory requirements of the code, see the indicated sections of text.

ITEM	LETTER	REQUIREMENTS	
		Summary	See Section
Hearth and hearth extension thickness	A	4-inch minimum thickness for hearth.	1003.9.1
		2-inch minimum thickness for hearth extension.	1003.9.2
Hearth extension (each side of opening)	B	5 inches for fireplace opening less than 6 square feet.	1003.10
		12 inches for fireplace opening greater than or equal to 6 square feet.	
Hearth extension (front of opening)	C	16 inches for fireplace opening less than 6 square feet.	1003.10
		20 inches for fireplace opening greater than or equal to 6 square feet.	
Hearth and hearth extension reinforcing	D	Reinforced to carry its own weight and all imposed loads.	1003.9
Firebox dimensions	B	20-inch minimum firebox depth.	1003.11
		12-inch minimum firebox depth for rammed fireplaces.	
Thickness of wall of firebox	P	10 inches solid masonry or 8 inches where firebrick lining is used.	1003.5
Distance from top of opening to throat	G	8 inches minimum.	1003.7
Smoke chamber			
Wall thickness	H	6 inches lined; 8 inches unlined.	1003.8
Dimensions		Not taller than opening width; walls not inclined more than 45 degrees from vertical for prefabricated smoke chamber linings or 30 degrees from vertical for corbeled masonry.	1003.8.1
Chimney vertical reinforcing ^a	I	Four No. 4 full-length bars for chimney up to 40 inches wide. Add two No. 4 bars for each additional 40 inches or fraction of width, or for each additional story.	1003.3.1
Chimney horizontal reinforcing ^a	J	1/4-inch ties at each 18 inches, and two ties at each bend in vertical steel.	1003.3.2
Fireplace lintel	K	Noncombustible material with 4-inch load-bearing length of each side of opening.	1003.7
Chimney walls with fire lining	L	4-inch-thick solid masonry with liner.	1001.7;
		1/2-inch grout or airspace between liner and wall.	1001.9
Effective fire area (based on area of fireplace opening and chimney)	M	See Section 1001.12.	1001.12
Clearances			
From chimney	N	2 inches interior, 1 inch exterior.	1003.15
From fireplace		2 inches front, back or sides.	1003.12
Combustible trim or materials		6 inches from opening.	1003.13
Above roof		3 feet above roof penetration, 2 feet above part of structure within 10 feet.	1001.6
Anchorage ^a			
Step	O	2 1/16 inch by 1 inch.	1003.4
Number		Two.	
Embedment into chimney		12 inches hooked around outer bar with 6-inch extension.	
Fasten to		Four joints.	
Bolt	Two 1/2-inch diameter.		
Footing			
Thickness	P	12-inch minimum.	1003.2
Width		6 inches each side of fireplace wall.	

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 square foot = 0.0929 m², 1 degree = 0.01745 rad.

^a Required only in Seismic Zones 3 and 4.

Soil plan
2003-0184

03-1074

All Purpose Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>30 Genua AVE PF</u>		
Total Square Footage of Proposed Structure <u>1120²</u>	Square Footage of Lot <u>40,345²</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>88</u> Block# <u>K</u> Lot# <u>35</u>	Owner: <u>Richard + Audrey Grant</u>	Telephone: <u>207-766-5002</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Same</u>	Cost Of Work: <u>\$165,000</u> Fee: <u>\$165.1146</u>
Current use: <u>Vacant</u>	Site <u>300</u> Site <u>col 25</u>	
If the location is currently vacant, what was prior use: <u>None</u>	Approximately how long has it been vacant: <u>1521.00</u>	
Proposed use: <u>single family residence</u>	Project description: <u>modular 40' x 28'</u> <u>P/W septic</u>	
Contractor's name, address & telephone:	DEPT. OF BUILDING INSPECTION CITY OF PORTLAND, ME	
Who should we contact when the permit is ready: <u>Richard Grant</u>	RECEIVED SEP 5 2003	
Mailing address: <u>614 Seashore Ave.</u> <u>Peaks IS, Me. 04108</u>	We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>207-766-5002</u> <u>+ call</u>	

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: <u>Richard Grant</u>	Date:
----------------------------------------------	-------

This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

Applicant: Dick Grant

Date: 10/1/03

Address: 30 Central Ave Ext, RI

C-B-L: 088-K-085

CHECK-LIST AGAINST ZONING ORDINANCE

Date - New Dwelling

Permit # 03-1074

Zone Location - IR-1

Interior or corner lot -

Proposed Use/Work - New single family home 28x40' (mainly)

Sewage Disposal - ^{private system} On City Water - Private Sewerage
 No garage
 No Decks

Lot Street Frontage - 100' - 155' shown

Front Yard - 30' min - 50' shown

Rear Yard - 30' min - 47' shown

Side Yard - 20' min - 85' & 100' shown

Projections - None shown

Width of Lot - 100' - 100' + shown

Height - 35' max - 25' storage (33' to daylight basement JB)

Lot Area - 40,000 sq ft ^{2 story} 40,200 sq ft shown
 lots with water

Lot Coverage/Impervious Surface - 20% max = 8049 sq ft max

Area per Family - 40,000

10/2/03 - will show me ~~new~~ parking space - 10/16/03 new plan submitted
 Off-street Parking - 2 req - 1 shown
 28x40 = 1120 sq ft
 2 req SPS

Loading Bays - NA

Site Plan - 2003-0184 minor changes

Shoreland Zoning Stream Protection ~~200'~~ 288' from wetlands
 PER 7-20-03 MAP

Flood Plains - Panel 15 - Zone C

Approved/recorded site plan received 10/2/03
 Subdivision

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**
Engineering Copy

2003-0184
Application I. D. Number
9/5/2003
Application Date
modular single family
Project Name/Description

Grant Richard D &
Applicant
39 Myrtle St., Mills, MA 02054
Applicant's Mailing Address

*Revised
10/16/03*

Consultant/Agent
Agent Ph: _____ Agent Fax: _____
Applicant or Agent Daytime Telephone, Fax

30 - 30 Central Ave Ext, Portland, Maine
Address of Proposed Site
088 K035001
Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential Office Retail
 Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

1120 s.f. IR-1
Proposed Building square Feet or # of Units Acreage of Site Zoning

Check Review Required:

<input checked="" type="checkbox"/> Site Plan (major/minor)	<input type="checkbox"/> Subdivision # of lots _____	<input type="checkbox"/> PAD Review	<input type="checkbox"/> 14-403 Streets Review
<input type="checkbox"/> Flood Hazard	<input type="checkbox"/> Shoreland	<input type="checkbox"/> Historic Preservation	<input type="checkbox"/> DEP Local Certification
<input type="checkbox"/> Zoning Conditional Use (ZBA/PB)	<input type="checkbox"/> Zoning Variance	<input type="checkbox"/> Other _____	

Fees Paid: Site Pla \$250.00 Subdivision _____ Engineer Review \$50.00 Date 9/5/2003

Engineering Approval Status: Reviewer _____

Approved Approved w/Conditions See Attached Denied

Approval Date _____ Approval Expiration _____ Extension to _____ Additional Sheets Attached

Condition Compliance _____ signature _____ date _____

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

<input type="checkbox"/> Performance Guarantee Accepted	_____ date _____	_____ amount _____	_____ expiration date _____
<input type="checkbox"/> Inspection Fee Paid	_____ date _____	_____ amount _____	
<input type="checkbox"/> Building Permit Issue	_____ date _____		
<input type="checkbox"/> Performance Guarantee Reduced	_____ date _____	_____ remaining balance _____	_____ signature _____
<input type="checkbox"/> Temporary Certificate of Occupancy	_____ date _____	<input type="checkbox"/> Conditions (See Attached)	_____ expiration date _____
<input type="checkbox"/> Final Inspection	_____ date _____	_____ signature _____	
<input type="checkbox"/> Certificate Of Occupancy	_____ date _____		
<input type="checkbox"/> Performance Guarantee Released	_____ date _____	_____ signature _____	
<input type="checkbox"/> Defect Guarantee Submitted	_____ submitted date _____	_____ amount _____	_____ expiration date _____
<input type="checkbox"/> Defect Guarantee Released	_____ date _____	_____ signature _____	

used for zoning

City of Portland
INSPECTION SERVICES

Room 315
389 Congress Street
Portland, Maine 04101

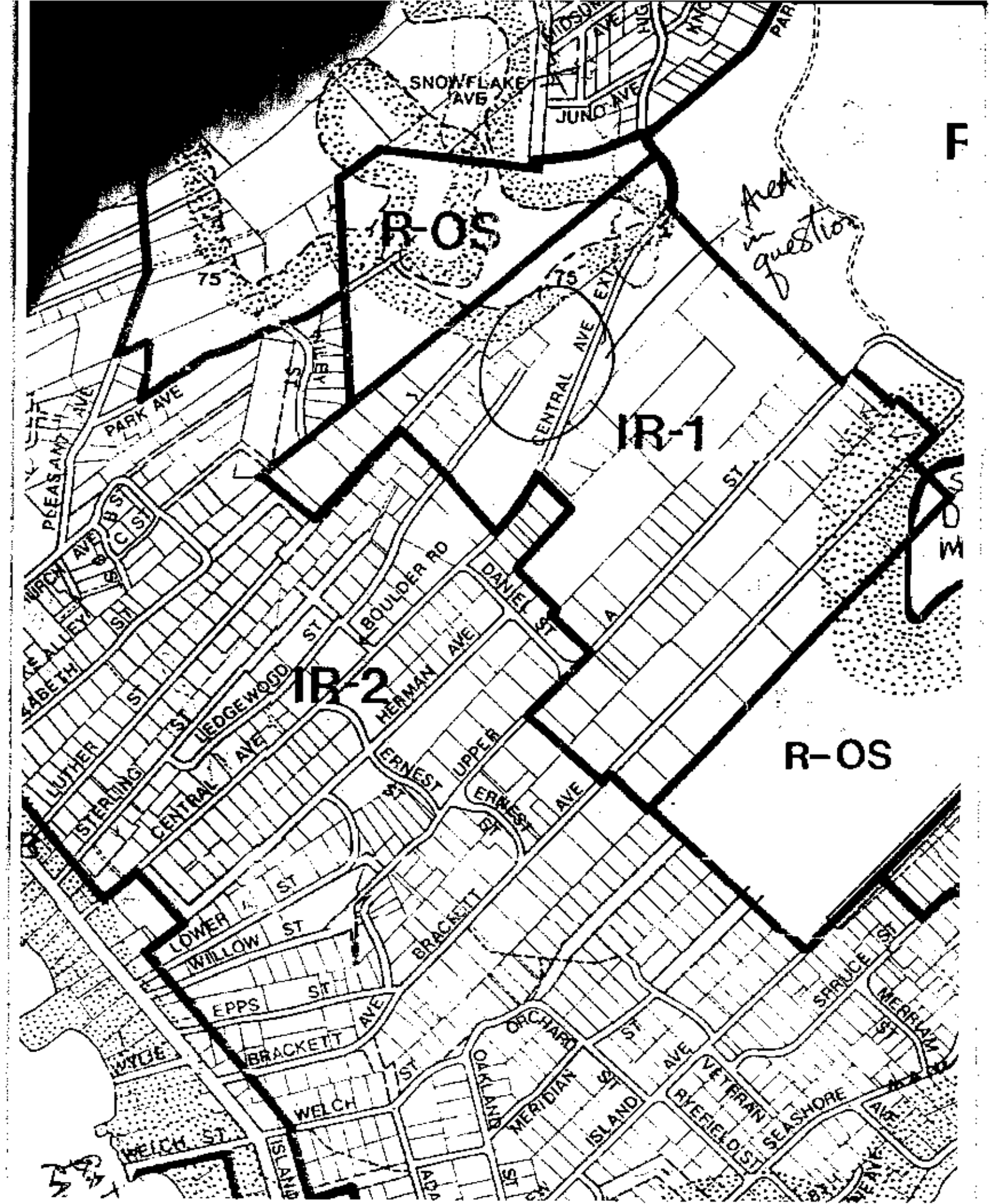
Telephone: 207-874-8703 or 207-874-8693
Facsimile: 207-874-8716



FACSIMILE TRANSMISSION COVER SHEET

TO: <u>Marybeth Richardson</u>	FROM: <u>Marge Schmeckel</u>
FAX NUMBER: <u>822-6303</u>	NUMBER OF PAGES, WITH COVER: <u>5</u>
TELEPHONE: _____	RE: <u>30 Central AVE Ext, P.I</u>
DATE: <u>10/6/03</u>	_____

Comments: Marybeth -
I hope you can read these -
Let me know if you would require
any permits. I don't think you
would, but I am required to
ASK per the conditions on the
Approved Subdivision plat.



SNOWFLAKE AVE

JUNO AVE

R-OS

Area in question

IR-1

IR-2

R-OS

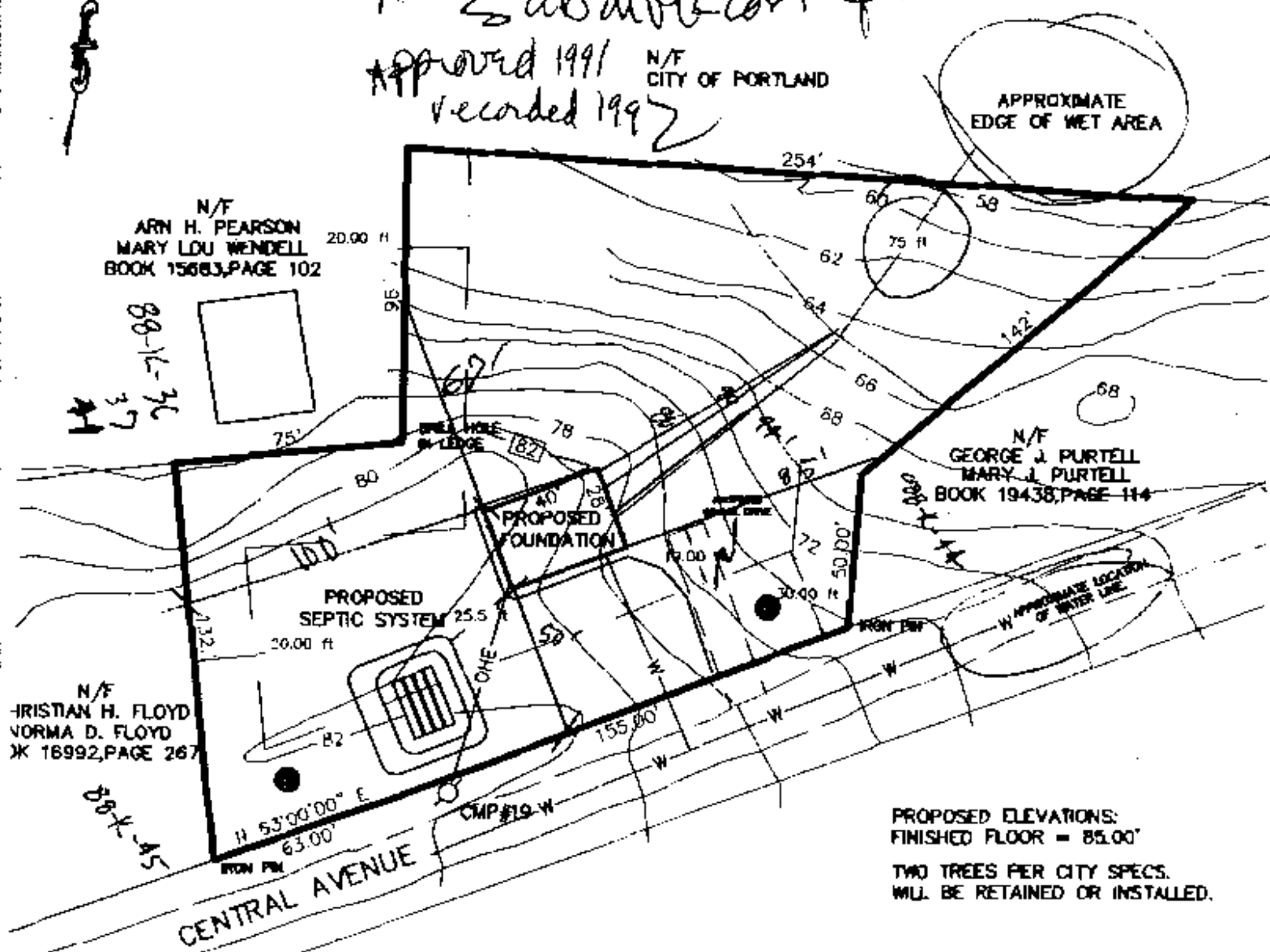
F

W

RE: 30 Central Ave Extension TAKS Island

Received Approved/Recorded
Subdivision plans

Approved 1991 N/F
CITY OF PORTLAND
Recorded 1992



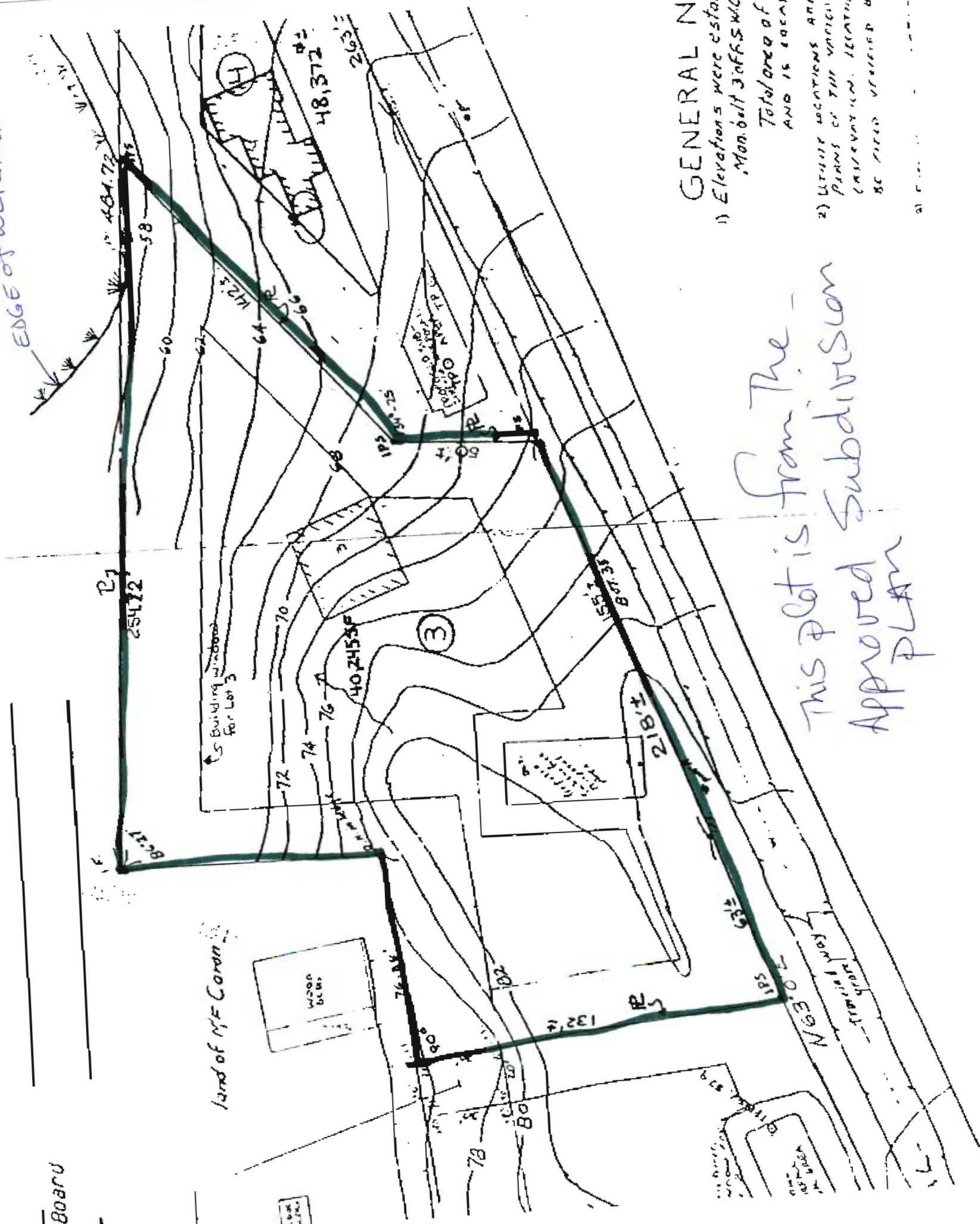
PROPOSED ELEVATIONS:
FINISHED FLOOR = 85.00'
TWO TREES PER CITY SPECS.
WILL BE RETAINED OR INSTALLED.



from the current submitted
site plan for a building permit application

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78
79
80
81
82
83
84
85
86
87
88
89
90
91
92
93
94
95
96
97
98
99
100

EDGE of wetlands




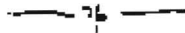
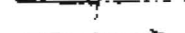




GENERAL NOTE

- 1) Elevations were established by Mandel Jeffers & Co. Total area of 7 and is exact.
- 2) Utility locations are shown on the various subdivision location plans as they are shown on the original plan.

This plot is from the
Approved Subdivision
PLAN

LEGEND

• 1/4"	IRON FOUND
○ 1/8"	IRON TO BE SET
	ROAD TRAVELLED WAY
	PROPERTY LINE, PROPOSED
	PROPERTY LINE, EXISTING
□	CONCRETE FOUNDATION
⊗	UTILITY POLE
	COMMON LINE
	WATER MAIN
	DRAINAGE TROUGH
	PROPOSED BUILDING

REFERENCES

- 1) PORTLAND ASSESSORS PLAN 87-111-11
- 2) CITY OF PORTLAND STREET RIGHT OF WAY PLANS

RESOLUTION OF CONDITION

7. Lots 3 and 4 include Wetlands, which cannot be disturbed without permits from the Maine Department of Environmental Protection. No construction shall be permitted on lots 3 & 4, unless permits for a statement that the proposed improvements do not require permits are obtained from the Department of Environmental Protection.

From The Approved
Subdivision Plan

State of Maine, Cumberland Co
Registry of Deeds
Received January 11 1988
at 2:47 P.M. and recorded
Plan Book 192 Page 2
Attest _____
Registrar

SUBDIVISION/RECORD



FEET
0 20 40

PLAN OF RECONSTRUCTION
AND SUBDIVISION OF
PEAKS ISLAND
PORTLAND, MAINE

RICHARD C
39 MYRTLE ST. MILLS

Lloyd E. Jones, Registrar
1000 ST. JOHN'S ISLAND

Scale: 1"=40'±

Assessors Plan 87-111-11

SHEET 1 OF 2 REVISED FOR

From: Marge Schmuckal
To: Jay Reynolds
Date: Wed, Oct 1, 2003 4:56 PM
Subject: RE: Central Avenue new single family 88-K-35

This is an update on this permit application. The owner has a Planning Board copy of a new subdivision plan that was approved in 1991/1992. He will be bringing that in to me tomorrow. Apparently this subdivision was done years ago and Assessor's were never notified.

But I will wait until I actually see this purported plan. I will get copies for folks if I can.

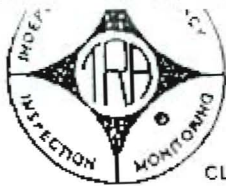
Marge

Received 10/2/03

CC: Charlie Lane; Don Hall; Sarah Hopkins

S-119 MOD (12/09/94)

DWELLING UNITS



Kim Zcalle

PLAN REVIEW CHECK LIST

CLIENT Keiser Industries FILE# 4026 W.O.# _____ DATE _____ LIMITED REV# _____

MODEL(S) 2nd FLOOR CTR (REVISED) SYSTEM(S) _____ STATE(S) MAINE

CODE(S) 1992 CBC CLIENT# 1001 REVIEWED BY _____ PEIRA SEAL REQUIRED? _____

BUILDING PLANNING SYS.OK _____

HALLMARK MECHANICAL SYS.OK _____

FOSSIL FUELS

- _____ LIGHT, VENT, BATH VENT.
- _____ EXIT DOORS:
 - LOCATION
 - SIZE
- _____ BEDROOM EGRESS - WINDOW SCHEDULE
- _____ ROOM SIZES
- _____ HALL/EGRESS PATH WIDTH
- _____ CEILING HEIGHT.
- _____ ATTIC ACCESS
- _____ EXTERIOR ELEVATIONS
- _____ SHEETS NUMBERED
- _____ STATE/TRA INSIGNIA LOCATIONS
- _____ DATA PLATE LOCATION
- _____ COVER SHEET
- _____ SAFETY GLASS

- _____ FURNACE LOCATION
- _____ WATER HEATER/BOILER LOCATION
- _____ COMBUSTION AIR
- _____ DUCT WORK - INSULATION
- _____ R/A GRILLE - SIZE/CFM
- _____ DIFFUSERS - SIZE/CFM/LOCATIONS
- _____ GAS INLET SIZE/LOCATION
- _____ MAX. APPLIANCE INPUT (BTU/H)
- _____ THERMOSTAT(S) LOCATION

PLUMBING SYS.OK _____

- _____ ANTI-SCALD MFG. & MODEL
- _____ SUPPLY PIPING - MATERIAL/SIZING
- _____ SUPPLY PIPING - INLET/GATE VALVE SHUT OFF
- _____ 1.6 GAL/FLUSH W.C.
- _____ OVV SIZES & FITTING SWEEP
- _____ TRAP ARM OFFSET -90° OR 2-45° MAX
- _____ CLEANOUTS
- _____ EACH FIXTURE VENTED
- _____ NO HORIZONTAL DRY VENTS
- _____ DRAINAGE (D.F.U.) LOADING

CONSTRUCTION - STRUCTURAL SYS.OK _____

- _____ BASEMENT POSTS
- _____ FOUNDATION DESIGN
- _____ PIER/POST SPACINGS & FOOTINGS
- _____ PIER ORIENTATION - SIZE
- _____ FOOTING SCHEDULE
- _____ CONCRETE PSI
- _____ MIN. SOIL BEARING _____ PSF
- _____ ANCHOR BOLT OR STRAP SPACING
- _____ CRAWL SPACE ACCESS
- _____ CRAWL SPACE VENTILATION
- _____ FOUNDATION DISCLAIMER
- _____ FLOOR JOIST/SIZE/GRADE-SPECIE
- _____ JOIST BEARING - LEDGER/HANGER
- _____ FLOOR GIRDER - DESIGN/SPLICING
- _____ BEARING WALL HEADERS/JAMBS
- _____ RIDGE BEAM
- _____ ROOF TRUSSES - PE SEAL?

ELECTRICAL SYS.OK _____

- _____ PANELBOARD LOCATION
- _____ PANELBOARD CLEARANCE
- _____ BREAKERS & WIRE SIZES
- _____ MIN. 2 - 20A APPLIANCE CIRCUITS
- _____ MIN. TWO (2) KITCHEN COUNTER RECEPTS (GFCI)
- _____ 20 AMP LAUNDRY CIRCUIT - DRYER CIRCUIT
- _____ GFCI RECEPTS BATH AND EXTERIOR
- _____ EXTERIOR LIGHTS/RECEPTS - WP
- _____ RECEPT SPACING (2'-6"-12" - S.G.D.)
- _____ SWITCHED LIGHTING EACH ROOM (FAN W/LITES)
- _____ BASEBOARD HEATERS (NO RECEPTS ABOVE)
- _____ HALL LIGHT(S) / UTILITY ROOM LIGHT
- _____ CLOSET LIGHT CLEARANCE
- _____ EXTERIOR ENTRANCE LIGHTING - WP
- _____ LIGHTS IN ATTIC/CRAWL SPACE (IF EQUIP. INSTLO.)
- _____ ALL CIRCUITS IDENTIFIED (FIXTURES, LIGHTS & RECEPTACLES) WIRE RUNS
- _____ FEEDER LOAD CALCULATIONS

FIRE PROTECTION SYS.OK _____

- _____ FIRE SEPARATION WALL-U.L. REF
- _____ PROTECTION TO ROOF SHEATHING
- _____ FIRE AND DRAFT STOPPINGS
- _____ GLAZING AT RANGE
- _____ SMOKE DETECTOR LOCATION/INTERCONNECT

SUBPART F - THERMAL SYS.OK _____

- _____ INSTALLED INSULATION R/W/F 1 1
- _____ HEAT LOSS CALCULATIONS



Third Party Stamped Plan Information Sheet

Structure Type: REVISED FREEPORT CAPE Job Number: KIM Zeller

On-Line Date: _____

Builder Name: HALLMARK HOMES

Address: PO. Box 113

City, State ZIP: TOPSHAM, ME 04086

Structure Width: 27' - 4³/₄"

Structure Length: 40' - 0"

This plan conforms to the approved Keiser Industries, Inc. integrated building system (IBS)

Signed: 

Date: 9-22-03